WARRANTY DEED

State of Tennessee

County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $510,000.00.

April Wilderman
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 23rd day of August, 2019.

(Affix Seal)

D. SHAYNE ADAIR NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Notary Public
My Commission Expires: 6/13/22

2019-1530

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
5070 Moores Lane,
Brentwood, TN 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Michael Allison 5301 Illinois Avenue Nashville, TN 37204	New Owner	11810007500

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Alvin M Lee and Randall R Lee and Albert H Lee, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Michael Allison, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A certain parcel of land located in Davidson County, State of Tennessee, and being further described as follows:

Land in Davidson County, Tennessee, being the easterly 25 feet front and 35.6 feet rear of Lot No. 50 and all of Lot No. 51 on the plan of Woodmont Boulevard Section of Marengo Park, as of record in Book 1130, page 2, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Alvin Mason Lee, Randall Ray Lee, and Albert Henry Lee by Quitclaim Deed from Charles Lee, deceased, and Erma Charlton Lee, widow of the deceased dated January 18, 1996 and recorded November 19, 1998 in Book 11212, Page 434, Register's Office for Davidson County, Tennessee. Alvin M. Lee being one and the same as Alvin Mason Lee. Randall R. Lee being one and the same as Randall Ray Lee. Albert H. Lee being one and the same as Albert Henry Lee.

( ) **unimproved**
This is ( ) improved property know as 904 Woodmont Blvd, Nashville, TN 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said GRANTEE, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Karen Johnson Davidson County
Batch# 288598 DEEDWARR
09/19/2019 03:29:54 PM 2 pgs
Fees: $13.00 Taxes: $1,887.00
20190919-0095434

Witness my/our hand(s) this 23rd day of August, 2019

Alvin M Lee

Randall R Lee

Albert H Lee

State of Tennessee
County of Williamson

Personally appeared before me, DeAnna Gwyn a Notary Public in and for said County and State, the within named Alvin M Lee and Randall R Lee and Albert H Lee, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at 6970 Moores Lane, Brentwood TN 37027, this 23rd day of August, 2019.

Notary Public, _____

My Commission Expires: 4/9/2020

DEANNA GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY